

The APPRAISER *Bulletin*



VOLUME 5 NO. 1 A Publication of the Alabama Real Estate Appraisers Board

WINTER 2001



Barry Hollyfield
R.E. Appraisal Investigator



Neva Conway
Board Counsel



Randy Robertson
R.E. Appraisal Investigator

ENFORCEMENT EFFORT EXPANDS

The long range-staffing plan for the enforcement function of the Board has finally come to fruition. We have been successful in establishing within the State of Alabama Merit System a Real Estate Appraisal Investigator position. This position requires as a condition of employment that the incumbent be licensed in a Certified appraiser classification by this Board or by a State with whom we have reciprocity. We now have three such positions, one of which is at a supervisory level.

Kenneth R. Diehl, a Certified General Real Property Appraiser and graduate of Emory University supervises the investigators. Ken is in his third year with the Board and was profiled in an earlier edition of this publication. One of the investigators is Barry Hollyfield, a Certified Residential Real Property Appraiser who has just completed his first year with the Board. Barry is a graduate of Faulkner University in Montgomery and completed the National Certified Investigator course sponsored by the Council on Licensure, Enforcement and Regulation (CLEAR). He previously worked in the banking industry and as an independent fee appraiser. He hails from the Greenville area and is married with two children.

The other investigator is Clifton R. Robertson who is new to the Board but not to the appraisal profession. Randy has a

degree in Criminal Justice from the University of Alabama at Birmingham. Prior to being certified as a Residential Real Estate Appraiser in 1991 he worked as a patrol officer, evidence technician then detective for the Fultondale and Birmingham Police Departments. He still maintains his Police Officer Standards Training (POST) certification with the State of Alabama. Randy is married and has three children. He will be relocating to Montgomery from Garden City.

Neva C. Conway became the full time Legal Counsel for the Board in late 2000. She is a graduate of Auburn University and Jones Law School of Faulkner University in Montgomery. Neva has been engaged as a sole practitioner of law in and around Montgomery for approximately fifteen years with extensive experience in real estate matters, criminal trials, civil litigation and administrative hearings. Administrative support assistance is provided to the investigators and legal counsel by Pamela Jenkins who is also a paralegal.

This array of positions and talent gives the Alabama Real Estate Appraisers Board an enforcement unit, which compares favorably with any of our sister states in the entire country. We will now be able to finalize complaints which have doubled in the last three years and grant requests for hearings in a much more timely manner.

Farmer Re-Appointed

R.L. (Les) Farmer, Jr. who represents the 1st Congressional District has been appointed by Governor Don Siegelman to serve a second term on the Alabama Real Estate Appraisers Board. Mr. Farmer is a graduate of the University of Southwestern

Louisiana and has been an appraiser for twenty-five years. He is a Certified General and operates R.L. Farmer, & Company, Inc. in Fairhope, AL.

Board Meeting Dates

The Alabama Real Estate Appraisers Board normally meets on the second Friday of each month. If a disciplinary hearing is scheduled the regular meeting will be on Thursday afternoon followed by the hearing on Friday. Meeting notices are published in advance in the Huntsville, Birmingham, Montgomery and Mobile daily newspapers. Continuing education credits are available for Board meeting attendance. For attending a one-day meeting in its entirety 2.5 CE hours will be awarded up to a maximum of five (5) hours per year. Most meetings and all disciplinary hearings are held at the Board offices in Montgomery. However, when scheduling permits we rotate the meeting sites several times each year to various parts of the State. Appraisers in the District where remote meetings will be held are individually notified at least two weeks in advance. All licensees are urged to attend Board meetings. When you plan to attend a meeting please call the Board office in advance to confirm the particulars of time and location. A tentative listing of Board meetings dates for the balance of the year appears in this newsletter.

Board Meeting Dates	
February 8 and/or 9, 2001	
March 8 and/or 9, 2001	
April 12 and/or 13, 2001	
May 10 and/or 11, 2001	
June 7 and/or 8, 2001	
July 12 and/or 13, 2001	
August 9 and/or 10, 2001	
September 13 and/or 14, 2001	
October 11 and/or 12, 2001	
November 8 and/or 9, 2001	
December 13 and/or 14, 2001	

2001 USPAP

You should have received the New Edition of the Uniform Standards of Professional Appraisal Practice, which was purchased by the Board and mailed directly from the Appraisal Foundation to all current licensees. The changes for 2001 are summarized on Page VI and should be studied carefully.

DISCIPLINARY REPORT

The Alabama Law requires the Board to regulate the conduct of appraisers in Alabama. The Board's Administrative Rules outline the procedure for handling complaints. The Uniform Standards of Professional Appraisal Practice provide the basic ethical standards for which appraisers must comply. Appraisers should carefully note the following violations, which resulted in disciplinary action by the Board.

AB-97-15, AB-97-31, & AB-97-46 – On December 1, 2000 **Frank T. Rentz (R00220)**, a Certified Residential signed a Consent Settlement Order in connection with three appraisals of single-family residential properties. The terms include a Public Reprimand; and administrative fine of \$1,000; successful completion of a Board-approved 15-hour USPAP course with exam; successful completion of a Board-approved 40-hour Sales Comparison Approach course with exam; quarterly submission of a log of all appraisals prepared for a period of 12 months. In addition, license #R00220 shall be suspended for three (3) months, one month to be served beginning December 1, 2000 and the balance stayed pending full compliance with the remaining terms. The violations are as followed: **AB-97-15,**

communicated a misleading and unreliable appraisal through comparative analysis of comparable sales from two higher priced, non-competitive subdivisions that yielded an inflated value for the Subject, ignored recent sales within the subject subdivision, that would have indicated a lower value for the Subject; falsely represented that he had never completed the subject report nor submitted same to the Client or any third party; incorrectly identified the Owner(s) and Borrower(s) in the report and failed to disclose and analyze a pending sale between the true Owners and Borrowers; and submitted an incomplete log to the Board. **AB-97-31,** communicated a misleading appraisal through comparative analysis of inappropriate comparable sales data that yielded an inflated and unreliable value estimate for the subject property – ignored numerous recent sales within the subject neighborhood that would have indicated a lower value for the Subject; and failed to disclose and analyze a pending contract of which he was aware

and failed to retain a copy in the work file. **AB-97-46,** licensee's figures for the neighborhood high end and predominant value of the single-family price range was inflated and unsupported by available market data; failed to value the subject site by an appropriate method or technique and failed to retain land sales data in the work file that was referenced in the report; referenced Marshal & Swift as the source of reproduction cost data when in fact the estimate was developed through an overly simplistic and subjective extraction procedure; licensee communicated a misleading appraisal report through comparative analysis of erroneous and inappropriate comparable sales data that yielded an inflated and unreliable value estimate for the Subject; utilized land-home packages not exposed to the market in addition to sales of higher priced, non-competitive properties when there were a number of recent sales of competitive properties located in close proximity to the Subject that would have indicated a lower value for the Subject.

AB-98-28, AB-98-29 - On August 8, 2000 **Maurice Bell, Jr. (G00075)**, a Certified General signed a Consent Settlement Order in connection with an appraisal of a proposed 74-unit condominium

DISCIPLINARY REPORT

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complex. On August 7, 2000 **Fredrick Hall (G00077)** a Certified General signed a Consent Settlement Order in connection with the same appraisal. The terms of the consent settlement include for each appraiser a public reprimand, an administrative fine of \$650, completion of a Board approved 16-hour Sales Comparison course with exam, and completion of a Board approved 16-hour Income Approach course with exam. The violations are detailed as follows: The report contained a series of errors considered individually, may not have significantly affected the results of the appraisal, but which, when considered in the aggregate, were misleading. In the Ownership/Sales History for the site assemblage, Licensees reported incorrect acquisition cost data and failed to provide sufficient physical data for the various parcels to enable the user to determine the total land cost. In the Site Valuation, Licensees failed to provide adequate descriptive information and analytical narrative of the land sales to enable the user to understand the report and assess the credibility of the land value conclusion. In the valuation of the proposed improvements via the Sales Comparison Approach, Licensees failed to provide adequate descriptive information and analytical narrative to enable the user to understand the report and assess the credibility of the as-completed value conclusion. Licensees reported conflicting and inadequately supported absorption rate projections for the subject condominium units. Of the four different sell-out rates shown in the report, none were incorporated into the Discounted Cash Flow Sell-Out Analysis. Licensees failed to provide adequate market data and analysis in support of the various absorption rate/sell-out projections contained in the report. Licensees applied incorrect methodology in developing the Discounted Cash Flow Sell-Out Analysis as presented in the subject appraisal report. Licensees failed to explain the DCF analysis in sufficient detail to enable the reader to understand the methodology employed and to assess the credibility of the analysis and resulting value conclusion.

AB-98-62 – On July 25, 2000 a Certified Residential signed a Consent Settlement Order in connection with the appraisal of a country estate type property featuring a high quality custom-built residence and an extensive array of building and site improvements associated with a working Thoroughbred horse farm. The terms include a private reprimand, a

\$350 administrative fine, and completion of a Board approved 15-hour USPAP course. The discrepancies are detailed as follows: Insufficient analysis of and support for the Highest and Best Use conclusion; inaccurate and incomplete description of the subject improvements; inconsistent reporting of the effective age of the improvements; failure to state the purpose and intended use of the appraisal; and failure to provide sufficient justification for exclusion of the Income Approach. Licensee developed and reported an unrealistically low replacement cost estimate for the custom-built residence, horse barn, and “additional features” related to the horse farm operation; and incorrectly calculated accrued depreciation for the residence based on the effective age and remaining economic life stated in the report. Applied inappropriate and unsupported adjustments for Site differences; and failed to adjust for construction quality differences between Sale #2 and the Subject.

AB-99-04 – On July 28, 2000 a Certified Residential signed a Consent Settlement Order in connection with a single-family residential appraisal. The terms include a private reprimand, a \$250 administrative fine, and completion of a Board approved 15-hour USPAP course. The discrepancies are as follows: Licensee failed to state the intended use of the appraisal; incorrectly reported the physical location of the Subject; provided incorrect locations for the three comparable sales on the location map; incorrectly described the Subject as being zoned single-family residential when it was actually located in an area of no zoning; and did not disclose the existence of an auto repair shop located directly behind and adjacent to the Subject. Licensee failed to account for external obsolescence associated with the location of the auto repair shop. Incorrectly described the subject residence as having three bedrooms when in fact there were four; failed to adjust two of the comparable sales for differences attributable to superior locational attributes; and failed to provide a meaningful reconciliation statement in support of the Market Approach value conclusion.

AB-99-05 - On August 24, 2000 a Certified Residential signed a Consent Settlement

Order in connection with an appraisal of a single-family residential property. Terms include a private reprimand, a \$350 administrative fine, and completion of a Board-approved 15-hour USPAP course. The discrepancies are as follows: Licensee incorrectly described the subject property as a one story dwelling when in fact it was a two story; used a sale that was 1325 Sq. Ft. smaller than the subject property as a primary comparable in lieu of another sale more similar in size to the subject that was available; failed to correctly state the GLA square footage of comparable #3; failed to provide a narrative summary to explain the omission of the Cost Approach and the Income Approach in the subject report; developed a limited appraisal without invoking the Departure Rule and without utilizing other recognized methods and techniques necessary to produce a credible appraisal; and failed to include the required State certification statement in violation of §34-27A-3(b)(2), Code of Alabama, 1975.

AB-99-07 - On July 24, 2000 **Silas Williams (R00282)**, a Certified Residential, signed a Consent Settlement Order in connection with an appraisal of a 24-unit apartment complex. The terms include a public reprimand, an administrative fine of \$1,000 and completion of a Board approved 15-hour USPAP course. Additionally, Mr. Williams’ must submit for six months a log of all appraisals completed for Board review. The violations are as follows: Licensee appraised a commercial property having a transaction value in excess of \$250,000 in violation of his license classification limitations; failure to clearly identify the type of appraisal performed and the reporting format used to communicate the appraisal; failure to provide a 3-year sales history; failure to adequately describe land sales and provide analytical narrative to explain and support site value; failure to use appropriate market data in the rental analysis of the Subject; failure to use appropriate market data and provide credible analysis in the Sales Comparison Approach; failure to apply appropriate units of comparison in the Sales Comparison Approach; failure to apply the Income Approach in the valuation of the Subject and failure to provide justification for omission of the Income Approach; failure to include the required State certification statement in the report; knowingly accepting an appraisal assignment for which he was neither licensed or qualified; and developed/communicated an appraisal that was misleading and unreliable due to serious deficiencies and errors with

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respect to informational content/accuracy, narrative analysis, and basic appraisal methodology.

AB-99-09 - On August 17, 2000 a Certified Residential signed a Consent Settlement Order in connection with an appraisal of a single-family residential property. Terms include a private reprimand, a \$350 administrative fine, and completion of a Board-approved 15-hour Sales Comparison Approach course. The discrepancies identified are as follows: Licensee failed to identify the type of reporting format utilized; failed to give the required certification statement; applied a \$5,000 adjustment to all three comparable sales for superior condition as a positive adjustment rather than a negative; failed to verify if the subject property was a duplex as the public records show; failed to provide sufficient support for adjustments made to the comparable sales for location, age, and condition; and failed to value the site by an appropriate appraisal method or technique.

AB-99-15 - On August 14, 2000 a Licensed Real Property Appraiser signed a Consent Settlement Order in connection with the appraisal of a single-family residential property in which he/she signed as the supervisory appraiser. The terms include a private reprimand, a \$725 administrative fine, and completion of a Board-approved 15-hour USPAP course. Of the \$725 administrative fine, \$500 was levied for violation of S2-5 for failure to provide adequate supervision of a Trainee. The violations are as follows: Failure to provide explanation in support of the significant difference between the actual age and effective age of the subject; failure to state the purpose and intended use of the appraisal; failure to disclose the existence of an adjoining commercial property in front of the Subject and address its potential negative effect upon value and/or marketability; failure to disclose the existence of a high tension power transmission line/row on the subject property and address its potential negative effect upon value and/or marketability. Failure to provide a meaningful reconciliation statement in support of the Sales Comparison Approach value conclusion; and failure to provide proper supervision of the Trainee appraiser who signed the report as the primary appraiser.

AB-99-28 - On July 25, 2000 a Certified Residential signed a Consent Settlement Order in connection with a single-family residential appraisal. The terms include a private reprimand, an administrative fine of

\$250, and completion of a Board approved 15-hour USPAP course with exam. The discrepancies identified are as follows: Licensee failed to state the intended use of the report; failed to comment on the significant difference in the actual age of the residence versus estimated effective age; failed to disclose the existence of an industrial plant located adjacent to the Subject; failed to account for external obsolescence in the Cost Approach and Market Approach attributable to the close proximity of the industrial plant. Failed to summarize the method applied to estimate accrued depreciation and provided an unrealistically high and unsupportable estimate of remaining economic life for the subject residence. Adjusted Sales #1 and #2 based upon comparison of actual age, but made no adjustment to Sale #3, which was compared, based on effective age; failed to adjust two of the comparable sales for superior locational attributes; and failed to provide a meaningful reconciliation of the Market Approach analysis in support of the value conclusion.

AB-99-29 - On October 09, 2000 **Sandra A. Stewart (R00372)**, a Certified Residential, signed a Consent Settlement Order in connection with an appraisal of a single-family residential property. Terms include a public reprimand and a \$1,000 administrative fine. The discrepancies identified are as follows: In a letter to the Client, Licensee stated that the name of the Trainee who actually prepared the report should have appeared in the report and that her name should have been shown in the capacity of Supervisory Appraiser. Licensee also represented that she had performed an exterior inspection of the subject property on, or prior to, the date of the report. Licensee did not supervise the Trainee who performed the appraisal and had not made an exterior inspection of the property on, or prior to, the date of the report. The Licensee's letter to the Client constitutes an amendment to the subject appraisal report and, as such, represents an intentionally misleading communication of the report and an act involving misrepresentation with the intent to benefit the certificate (license) holder and/or other persons.

AB-99-49 - On November 24, 2000 a Certified Residential signed a Consent

Settlement Order in connection with a commercial real property appraisal. The terms include: a Private Reprimand; an administrative fine of \$1,150; successful completion of a Board-approved 15-hour USPAP course with exam; submission of a log of all commercial appraisals prepared over a 12-month period. The violations are detailed as follows: Failed to identify and allocate the contributory value of personal property included in the final value estimate; the Scope of the appraisal process contained conflicting and misleading statements as to the valuation methods applied; described the appraisal as Limited and invoked the Departure Provision, but failed to identify the specific guidelines from which departed; omitted the Income Approach in the appraisal of an income-producing property; failed to provide a summary analysis of Highest and Best Use; failed to disclose and address unfavorable local economic conditions; failed to provide a 3-year sales history; provided an inaccurate, and misleading description of subject property; inadequate identification/description of land sales in support of the site value; unsupported reproduction cost estimates and incorrect calculation of accrued depreciation; failed to provide requisite level of information and analytical detail for a "Summary" report; failed to address the potential environmental hazards concerning an aged underground fuel storage tank on the subject site; failed to include the statement required by §34-27A-3(b)(2), Code of Alabama, 1975; and accepted an assignment for which the licensee was not qualified.

AB-95-45 - On November 1, 2000 the license of **David E. Lummus (G00198)**, a Certified General was suspended based on his failure to complete the education requirements agreed to in a Consent Settlement Order.

Disciplinary actions are based on all of the circumstances developed on a case by case basis, including the nature and severity of the offenses involved, prior disciplinary history and findings in support of a conclusion that the respondent has been rehabilitated. Violation descriptions may be summarized in instances where they would become repetitive. For these reasons cases may appear similar on their face yet warrant different sanctions. ■

**APPROVED LICENSURE COURSES
OCTOBER 1, 2000 – SEPTEMBER 30, 2002**

**(ALSO APPROVED FOR CONTINUING EDUCATION CREDIT)
CONTACT SCHOOL FOR SCHEDULE OF COURSES IN ALABAMA**

**HOURS FOR COURSE (#)
UNIFORM STANDARDS OF PROFESSIONAL APPRAISAL PRACTICE (USPAP)**

SPONSOR AND COURSE

ALABAMA APPRAISAL ACADEMY

Nona Andrews
(205) 870-4666

USPAP (16)
HT-777 The Basic "How To" Appraise (25)
ARE-45 The Appraisal of Real Estate (45)
BC-45 Reading Blueprints (45)
EH-35 Environmental Hazards (35)
MSR-16 Marshall & Swift Res. Handbook (16)

**ALABAMA ASSOCIATION
OF REAL ESTATE APPRAISERS**

Everett S. Brooks, Jr.
(256) 539-2603

USPAP (15)
Fundamentals of Real Estate Appraisal (45)
Introduction to Sales Comparison (15)
Applying the Three Approaches (15)
Introduction to Cost Approach (15)
Introduction to Income Approach (15)

AMERICAN REAL ESTATE INSTITUTE

Ann Perdue
(334) 262-2701

USPAP (15)
Residential Real Estate Appraiser Course (60)

APPRAISAL INSTITUTE – CHICAGO

Nancy Hardiman
(312) 335-4100
Course 110 – Appraisal Principles (39)
Course 120 – Appraisal Procedures (39)
Course 210 – Residential Case Study (39)
Course 310 – Basic Income Capitalization (39)
Course 320 – General Applications (39)
Course 410 – USPAP, Part A (16)
Course 420 – USPAP, Part B (11)
Course 430 – USPAP, Part C (16)

**CHARLES GABA REAL ESTATE
INSTITUTE**

Charles Gaba
(334) 634-8229
Fundamentals of Real Estate Appraisal (45)
How to Use to URAR Form (15)
USPAP (15)

**INTERNATIONAL ASSOCIATION
OF ASSESSING OFFICERS**

Vivian Bell
(312) 819-6100
Course 101 – Fundamentals of Real Property Appraisal (30)

**INTERNATIONAL RIGHT
OF WAY ASSOCIATION**

Francis Vincete
(310) 538-0233
Course 406 – National USPAP (15)
Course 803 – Eminent Domain Law Basics (16)

JEFFERSON STATE COMMUNITY COLLEGE

Kim Boyd
(205) 856-7710
RLS 116- Real Estate Appraisal Certification (60)
USPAP (15)

**NATIONAL ASSOCIATION OF
INDEPENDENT FEE APPRAISERS**

Margaret Sullivan
(210) 271-0781
5.0 USPAP (15)

**NATIONAL ASSOCIATION
OF MASTER APPRAISERS
(Lincoln Graduate Center)**

Deborah Deane
(210) 271-0781

SPONSOR AND COURSE

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Course 512 – Appraisal of Residential Property (30)
Course 627 – Principles of R.E. Appraisal (15)
Course 636 – Practice of R.E. Appraisal (15)
Course 660 – Writing the Narrative Appraisal Report (15)
Course 663 – Principles of Appraisal Review (15)
Course 669 – Manufactured Housing Appraisal (15)
Course 672 – USPAP (15)
Course 772 – National USPAP (15)

WALLACE STATE COMMUNITY COLLEGE

JoAnn Hathcoat
(256) 352-8252

RLS 116- Real Estate Appraisal Certification (45)

APPROVED CONTINUING EDUCATION COURSES OCTOBER 1, 2000 – SEPTEMBER 30, 2002

AMERICAN ASSC. OF R.E. APPRAISERS

Everett S. Brooks, Jr.
(256) 539-0651

USPAP (7)
Review of Sales Comparison Approach (5)
Review of Cost Approach (5)
Review of Income Approach (5)
Yield Capitalization Seminar (7)
Direct Capitalization Seminar (7)

ALABAMA DEPARTMENT OF TRANSPORTATION

Jeff Jones
213-0418

Eminent Domain Appraising in Alabama (7)

AMERICAN REAL ESTATE INSTITUTE

Ann Perdue
(334) 262-2701

Law – CEA II (7)
Improved Appraisal & Reporting (23)

APPRAISAL INSTITUTE – ALABAMA CHAPTER

Sherrie Smith
(205) 669-1719

Eminent Domain Appraisal & Courtroom Tips (7)

APPRAISAL INSTITUTE – CHICAGO

Nancy Hardiman
(312) 335-4238

Valuation of Detrimental Conditions in Real Estate (7)
Internet Search Strategies – On-line (7)
Residential Design & Functional Utility – On-line (7)
Appraising from Blueprints & Specifications – On-line (7)
FHA & The Appraisal Process – On-line (7)
Appraisal of Nursing Home Facilities – On-line (7)
High Tech Appraisal Office – On-line (7)
Analyzing Operating Expenses – On-line (7)
Small Hotel/Motel Valuation – On-line (7)
Eminent Domain & Condemnation – On-line (7)
Valuation of Detrimental Conditions – On-line (7)
Res. Property Construction & Inspection – On-line (7)

Course 420 – Standards of Professional Practice, Part B (8)

AMERICAN SOCIETY OF FARM MANAGERS & RURAL APPRAISERS

Miranda Allie
(303) 758-3513

Timber and Timberland Valuation (16)

BEAL ASSOCIATES, INC.

Ronald Beal
(770) 386-3240

Appraisal Basics (14)

CHARLES GABA REAL ESTATE INSITUTE

Charles Gaba
(334) 634-8229

AL Law/USPAP Update (7)

HISTORIC PRESERVATION CONSULTING

Maurie Van Buren
(706) 492-7234

Marketing & Appraising Historic Property (14)

INTERNATIONAL RIGHT OF WAY ASSOCIATION

Francis Vincete
(310) 538-0233

Course 201 – Communications in R. E. Acquisition (24)
Course 403 – Easement Valuation (8)
Course 501 – Relocation Assistance (24)
Course 801 – Land Titles (16)
Course 900 – Principles of R.E. Engineering (16)
Course 902 – Property Descriptions (8)

JEFFERSON STATE COMMUNITY COLLEGE

Rebecca Higgins
(205) 856-7982

Review Appraising (7)
URAR (7)
AL Law & USPAP Recap (7)
Computer Assisted Appraising, I (7)

NATIONAL ASSOCIATION OF INDEPENDENT FEE APPRAISERS

Margaret Sullivan
(314) 781-6688

1.3B Mobile/Manufactured Home Review (4)
4.7 HUD Requirements (8)
4.8 HUD 203K Program (7)
5.2 Fair Lending Requirements (7)
8.3 Is the Comparable Comparable (8)
11.8 Calculating Gross Living Using ANSI Standards (7)
13.0 Alabama Law (7)
99.6 Professional Appraiser's Liability Program (8)

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SPONSOR AND COURSE

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NATIONAL ASSOCIATION OF MASTER APPRAISERS (Lincoln Graduate Center)

Deborah Deane
(210) 271-0781

Course 109 – Appraising for Desktop Writing (8)
Course 112 – HUD Appraisal Standards Update (7)
Course 115 – HUD Valuation Conditions Report (7)

SCHOOL OF REAL ESTATE CONCEPT

Hal Walls, Sr.
(770) 339-3002

American Nat'l Standard for Single Family Res. Homes (7)
Innovative Ways to Determine Land Size & Value (7)
USPAP Update (7)

RE M I N D E R

As part of the Continuing Education requirements prescribed by the Board each licensed Real Property Appraiser in any classification must successfully complete at least once every six years a 15-hour course with examination in current Uniform Standards of Professional Appraisal Practice (USPAP) as published by the Appraisal Standards Board of the Appraisal Foundation.

Appraisers Who Have Not Renewed For The License Year 10-1-00 through 9-30-01

Chet D. Acker	T00587	Cindy M. Johnston	T00772	Dennis Tunstall	T00767
Robert J. Andrews	T00733	Lary D. Johnston	T00768	Jack B. Vickers	T00900
Robert P. Arvin	T00725	Kenyatta D. Jones	T00778	Robert P. Vines	T00534
Linda M. Barousse	T00793	Haney R. Jones, Jr.	T00524	Stephen G. Walker	T00824
Barbara J. Blair	T00889	Thomas A. Keath	T00960	Bobby J. Waller	T00061
Michele H. Bray	T00605	William E. Kitchens	T00518	Eugene Warren, III	T00842
Matthew C. Brittingham	T00845	Paul Knight	T00964	Millie K. Weaver	T00756
Barry N. Buckelew	T00713	James P. Lewis	T00950	Nelson E. Weaver	T00918
Michael D. Byrd	T00655	Gregory B. Looney	T00705	Rhonda A. Woda	T00913
Karen A. Campbell	T00822	Shane T. Lovelady	T00641	Jonathan W. Wooten	T00804
Joseph F. Cannon	T00689	Terry L. McBride	T00574	Judy F. Franks	S00006
Michael J. Capone	T00672	Masha S. McDuffie	T00928	William B. Hatcher	S00025
Holly J. Chatelain	T00798	George D. McGaughy	T00957	David H. Lucassen	S00013
Dean E. Christensen	T00948	Steve D. McGough	T00679	Allan D. Knotts	L00064
Christopher B. Cline	T00947	James J. Menefee	T00902	Thad R. Straughn	L00162
Marcia A. Coleman	T00850	Janice F. Menzies	T00263	Clark R. Williams	L00138
Brian J. Conlee	T00748	William W. Millican	T00119	John G. Witherspoon, Jr.	L00176
Elvin Cook	T00956	David R. Mitchell	T00699	John W. Burrow	R00574
Emily K. Cornelison	T00600	Larry W. Moore	T00536	William T. Carnes	R00637
Thomas H. Cowles, Jr.	T00887	Mariel D. Moore	T00739	James S. Cashion	R00600
Donald R. Cox	T00667	Molly J. Morehead	T00914	Erle M. Hall, IV	R00413
Frederick C. Crochen	T00865	John L. Morgan	T00609	Danny R. Jennings	R00533
Randy L. Cunningham	T00838	Mark N. Nale	T00719	Doyle B. Prater	R00433
Donald A. Curenton, Jr.	T00654	Aaron T. Nelson	T00595	Steve D. Seaman	R00417
Michael T. Davis	T00777	James H. Norris	T00547	David W. Smitherman	R00246
Betty J. Daw	T00688	Diane E. Osborne	T00970	Michael L. Wright	R00272
Teresa A. Day	T00656	John B. Payne	T00615	R. Jason Wright	R00288
John D. Dodd	T00761	Amy M. Pepper	T00861	William T. Averett	G00280
Chris Dorrough	T00789	Roger L. Peters	T00805	Marcus E. Bailey	G00284
Jeremy L. Easter	T00787	Joseph M. Pitts	T00878	Jerry L. Bowen	G00418
John R. Elkins	T00844	Scott S. Pulliam	T00952	Robert L. Claybrook	G00183
David L. Falkenberry	T00742	Jason C. Reed	T00714	William D. Finlay	G00098
Pamela J. Fitch	T00726	Etta S. Reeves	T00943	Michael A. Gibbs	G00517
Thomas E. Flowers	T00640	James L. Reeves	T00801	Samuel T. Gill	G00548
Deborah K. Fowler	T00818	Richard Y. Reid	T00881	Jim W. Greene	G00101
Lynetta K. Gamble	T00949	Terry L. Reynolds	T00868	Charles J. Herman, Jr.	G00470
George A. Golden, Jr.	T00930	John A. Riley, III	T00677	Michael L. Hunter	G00518
Donna S. Gorsick	T00606	Daniel S. Roden	T00860	Ira B. Lee	G00434
James T. Green	T00530	Catherine S. Rogers	T00635	Peter L. Lowe	G00423
John H. Green	T00871	Phillip E. Shannon	T00788	Cone M. Maddox, III	G00493
Wiley E. Hall, Jr.	T00905	Jimmy R. Sims	T00828	Samuel D. Manning	G00080
Lee I. Hanks	T00627	William G. Sutton	T00687	Buddy Mewbourne	G00109
Jennifer E. Hargett	T00760	Mandy Taylor	T00849	James W. Riley	G00068
Horace O. Haston	T00664	N. Wayne Taylor	T00158	Mary W. Riley	G00069
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Henry L. Jackson	T00695				

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Editor: Lisa Brooks

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State At Large
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Executive Director

POSTAGE

NAME
ADDRESS

CHANGE OF ADDRESS FORM

In accordance with the Code of Alabama, 1975, §34-27A-16, which requires **IMMEDIATE** written notification to the Board of changes in business and resident addresses, **PLEASE CHANGE MY ADDRESS TO:**

Business: (Preferred Mailing _____)

Home: (Preferred Mailing _____)

Telephone No.: _____

Telephone No.: _____

Signed: _____

License Number: _____

Date: _____